

STATE PUBLIC WORKS BOARD

915 L Street, Ninth Floor
Sacramento, CA 95814-3701
(916) 445-9694

SPECIAL
STATE PUBLIC WORKS BOARD
September 27, 1999

MINUTES

PRESENT:

Ms. Annette Porini, Chief Deputy Director, Department of Finance
Karen McGagin, Deputy Director, Department of General Services
Jim Roberts, Chief Deputy Director, Department of Transportation

ATTENDANCE NOT REQUIRED, NO BOND ITEMS:

State Treasurer's Office
State Controller's Office

ADVISORY MEMBER:

Director, Employment Development Department

LEGISLATIVE ADVISORS:

Assembly Member Kevin Shelley
Assembly Member Sally Havice
Senator Richard G. Polanco
Senator
Senator

STAFF PRESENT:

James E. Tilton, Administrative Secretary, State Public Works Board
Sue Bost, Assistant Administrative Secretary, State Public Works Board
Rocel Bettencourt, Budget Analyst, Department of Finance
Peggy Palmertree, Executive Secretary, State Public Works Board

OTHERS PRESENT:

Karen Patche, Department of General Services, RESD
Susan Dyckes, Department of General Services, RESD
Cheri Johnson, Department of General Services, RESD
Elden E. Fillion, Department of General Services, RESD
Fred Lambert, Department of Forestry and Fire Protection

CALL TO ORDER AND ROLL CALL:

Ms. Porini, Chairperson, Chief Deputy Director, Department of Finance at 9:30 a.m called the meeting to order. Mr. Tilton, Administrative Secretary for the State Public Works Board called the roll. A quorum was established.

APPROVAL OF MINUTES:

Mr. Tilton reported there were no minutes.

BOND ISSUES:

Mr. Tilton reported that there were no bond items.

CONSENT CALENDAR:

Mr. Tilton noted that the consent calendar consisted of one item. Item #1 for the Department of Forestry and Fire Protection, San Bernardino Ranger Unit Headquarters, to approve a resolution authorizing a settlement price that exceeded the Department of General Services appraisal review estimate of \$412,000 and a Special Lease Amendment.

Ms. Susan Dyckes of the Department of General Services gave an overview and background on the acquisition.

Mr. Tilton noted that staff recommends approval of the Consent Calendar, Item #1.

A motion was made by Mr. Roberts, and Seconded by Ms. McGagin to adopt the Consent Calendar and to approve Agenda Item #1. The Consent Calendar was adopted by a 3-0 vote.

ACTION ITEMS:

Mr. Tilton reported there was one action item. Item #2 to adopt a resolution approving insurance requirements for bond issuances.

Ms. Suzanne Bost gave a brief overview of the item. It was decided to hold the item over for the October 8, 1999 PWB Meeting.

REPORTABLES:

Mr. Tilton indicated there were no reportables.

OTHER BUSINESS:

Mr. Tilton noted there were no items of other business.

NEXT MEETING:

Ms. Tilton noted that the next PWB meeting is set for October 8, 1999 at 9:00 a.m., in Room 113

Having no further business, the meeting was adjourned at 9:35 a.m.

BOND ITEMS

BOND – ITEM

No Bond Items.

CONSENT ITEMS

CONSENT – ITEM 1

DEPARTMENT OF FORESTRY AND FIRE PROTECTION (3540)
SAN BERNARDINO RANGER UNIT HEADQUARTERS,
SAN BERNARDINO COUNTY
CDF 153, Parcel 9832

Authority: Chapter 324/98, Item 3540-301-0001(24)

- a. Approve a resolution authorizing a settlement price that exceeds the Department of General Services appraisal review estimate of \$412,000, and a Special Lease Amendment.**

APPROVED.

CONSENT ITEMS

STAFF ANALYSIS – ITEM 1

Department Of Forestry And Fire Protection San Bernardino Ranger Unit Headquarters,
CDF 153, Parcel 9832

Action Requested

The requested action will approve a resolution authorizing a settlement price that exceeds the Department of General Services appraisal review estimate of \$412,000, and a Special Lease Amendment. The State Public Works Board previously authorized site selection and acquisition of 3± acres and five county-owned buildings on July 9, 1999. The proposed \$470,000.00 Administrative Settlement price and Special Lease Amendment enable relatively timely acquisition and cost avoidance, thereby representing the State's best interests.

Scope Description

This project is within scope. The project provides for acquisition of 3± acres adjoining state-owned land, which the Department of Forestry leases from San Bernardino County for their San Bernardino Ranger Unit Headquarters. The project also provides for the acquisition of five county-owned buildings leased by the Department of Forestry. The Special Lease Amendment would enable the State to remove the two county-owned buildings that are located on State-owned land before close of escrow on the acquisition.

Funding and Project Cost Verification

This project is within cost. Chapter 324/98, Item 3540-301-0001(24), provides \$500,000, for fee title acquisition of the approximately 3± acre site, county-owned buildings, and associated overhead needed to complete the acquisition. The real property and improvements can be acquired within the funds available and in accordance with the intent of the Legislature.

CEQA

The Department certifies that CEQA requirements have been met. A Notice of Exemption was filed with the State Clearinghouse on August 21, 1998, and the waiting period expired on September 26, 1998, with no disputes.

Project Schedule

The project schedule is as follows:

Escrow is anticipated to close before November 1, 1999.

Other

- The proposed site meets the requirements of the Department of Forestry and Fire Protection.
- There is no relocation assistance involved with this project.
- There is no implied dedication involved with this project.
- The Department of General Services and Department of Forestry and Fire Protection inspected the property and found no evidence of contamination from hazardous materials.

Staff Recommendation: **Approve resolution authorizing a settlement price that exceeds the Department of General Services appraisal estimate of \$412,000 and a special lease amendment.**

ACTION ITEMS

ACTION – ITEM 2

- a. Adopt a resolution approving insurance requirements for bond issuances.**

HELD OVER.

ACTION ITEMS

STAFF ANALYSIS – ITEM 2

PWB staff have been working with the Office of Risk Insurance management, the State and Consumers Affairs Agency, the Department of General Services, bond counsel, PWB counsel, and the State Treasures Office to review insurance needs and requirements for bond funded buildings.

PWB staff will be bringing forwarded a proposal to the Board to modify the insurance requirements on PWB bond funded projects. While the proposal is not yet finalized, the main components of the proposal will include:

- Elimination of liability insurance
- Increase in casualty insurance deducted from \$500,000 to \$2,500,000
- A funding proposal for the casualty deductible

Staff anticipates the proposal will be finalized for either the October or November meeting.

OTHER BUSINESS

No other business.

REPORTABLES

No reportables.

Date:

Respectfully Submitted,

JAMES E. TILTON
Administrative Secretary